

AGENDA



Thursday, March 6, 2008

Public Hearings and Possible Actions
RECOMMENDATION FOR COUNCIL ACTION

Item No. 72

Subject: Conduct a public hearing and consider an ordinance amending Section 25-1-23(B) of the City Code to exclude a portion of the area above a subsurface structure from land use impervious cover calculations.

Fiscal Note: There is no unanticipated fiscal impact. A fiscal note is not required.

For More Information: Patrick Murphy, 974-2821

Boards and Commission Action: Recommended by the Planning Commission.

Prior Council Action: City Council adopted Resolution No. 20071011-057 on October 11, 2007.

This item is in response to a Council Resolution passed on October 11, 2007 regarding subsurface parking. The resolution requested for the City Manager to prepare an appropriate amendment to Title 25 of the City Code to clarify that appropriately designed subsurface structures that are covered by pervious landscape areas and that do not cause adverse environmental impacts are excluded from the measurement of impervious cover in the urban core. The amendment is intended to promote subsurface parking over surface parking in this area of the City.

The proposed code amendment will allow an additional area of a site that is over a subsurface structure to be excluded from land use impervious cover measurements within the urban roadway boundary outside the Barton Springs Zone. The proposed amendment would apply to commercial and multifamily development and excludes one and two-family residential development.

The area above a subsurface structure may be excluded from impervious cover measurements to a maximum of 15 percent of the site area, provided that there is a minimum of two feet of soil cover, and an average of four feet of cover. Any discharge or impoundment of groundwater resulting from the structure must be managed to avoid significant adverse effects on public health and safety, the environment, and adjacent property.